



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS  
HISTORICAL PRESERVATION & HERITAGE COMMISSION  
Old State House 150 Benefit Street Providence, RI 02903

Telephone 401-222-2678  
TTY 401-222-3700

Fax 401-222-2968  
[www.preservation.ri.gov](http://www.preservation.ri.gov)

MINUTES

RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION  
June 8, 2005

I. MEMBERS PRESENT

Mr. Robert E. Cusack  
Mr. Robert Goff  
Mr. John Grosvenor, AIA  
Mr. Michael Hebert, NR Review Board  
Dr. Patrick Malone  
Mr. Robert J. McKenna, representing Senator Stephen Alves  
Dr. Ronald Onorato  
Dr. Patricia Rubertone  
Mr. Frederick C. Williamson, Chairman & SHPO

STAFF PRESENT

Mr. Jeffrey Emidy, National Register Assistant  
Dr. Richard Greenwood, Principal Historian  
Ms. Pamela Kennedy, Deputy Director  
Mr. Edward F. Sanderson, Executive Director

MEMBERS ABSENT

Mr. Joseph Dias, representing Mr. Frederick Vincent, Acting Director DEM  
Dr. James Garman, NR Review Board  
Ms. Patrice O'Malley Hagan  
Mr. Karst Hoogeboom  
Mr. John O'Brien, Chief of Statewide Planning  
Dr. E. Pierre Morenon  
Dr. Daniel Snyder  
State Building Commissioner  
House Finance Committee

GUESTS

Mr. Ned Connors, Historical Consultant  
Mr. Clark Schoettle, PPS Revolving Fund

## II. AGENDA

## 1. Call to order

The meeting was called to order at 9:40 AM, Mr. Williamson, Chairman, presiding.

## 2. Minutes of April 13, 2005 and May 11, 2005

On a motion by Mr. McKenna, seconded by Mr. Goff, the Commission VOTED unanimously to approve the Minutes of April 13, 2005 and May 11, 2005.

## 3. Executive Director's Report

a) Mr. Sanderson reported on potential historic rehabilitation projects at Pontiac Mill, Warwick; Eagle Square, Providence; Hope Webbing, Pawtucket; Greystone Mill, North Providence; and Rumford Chemical Works, East Providence.

b) Mr. Sanderson reported on attending a recent meeting organized by the Rhode Island Rural Development Council to consider a heritage tourism initiative for South County.

c) Mr. Sanderson reported on a meeting with the new Chairman of Preserve RI, Dennis Stark, and PRI Executive Director Janet Zwolinski. PRI will be developing a strategic plan in the coming year. Mr. Sanderson suggested three possible topics to consider: preservation of historic religious buildings, assistance for owners of historic houses, and advocacy for a 2006 bond issue for State Preservation Grants.

## 4. National Register Review Board

Final Approval

## Providence Iron &amp; Steel Mill

Ms. Kennedy presented information about the property, a small industrial complex dating from the early 20<sup>th</sup> century that produced structural steel and ornamental ironwork. Building #1 was the first manufacturing building designed and built for electric motor power in Rhode Island. Following discussion, on a motion by Dr. Onorato, seconded by Mr. McKenna, the Commission

VOTED unanimously to approve the nomination.

## Nicholson File Company, Providence

Ms. Kennedy presented information about the property, an industrial complex of buildings dating to the 1860s. It was the world's largest producer of files and rasps, accounting

for 85% of U.S. production. Following discussion, on a motion by Dr. Onorato, seconded by Dr. Malone, the Commission

VOTED unanimously to approve the nomination.

U.S. Rubber Company Mill, Providence

Ms. Kennedy presented information about the property. The complex of buildings began under the leadership of Joseph Bannigan who began production of rubber goods in Woonsocket and expanded operations to this Providence site. The company was reorganized as U.S. Rubber Company and continued to expand, taking over an adjacent industrial complex originally developed by the Rhode Island and American Locomotive Company. The RIALC was an early leading manufacturer of automobiles, and in addition to factory buildings a track for testing automobiles remains on the site. In 1913 the company built an early example of reinforced concrete structure. Following discussion, on a motion by Dr. Onorato, seconded by Mr. Grosvenor, the Commission

VOTED unanimously to approve the nomination.

Designate level of significance

Allen –Madison House, North Kingstown

Ms. Kennedy reported that the nomination document for this property pre-dated the requirement for designation of a "level of significance." The 1801 house is a good example of a Federal-style farmhouse. Following discussion, on a motion by Dr. Rubertone, seconded by Dr. Onorato, the Commission

VOTED unanimously to designate the level of significance as "local."

Preliminary Approval

Agawam Mill, Centerville, West Warwick

This property was not presented.

5. Loan Program: Providence Preservation Society Revolving Loan Fund, Inc.

Mr. Schoettle reported that using RIHPHC funds, the PPS Revolving Fund has made 50 loans since 1988 with a combined value of \$2,150,000. The current outstanding balance from RIHPHC to PPS Revolving Fund is \$500,000. The PPS Revolving Fund would like to increase this loan balance by \$250,000. Mr. Sanderson reported that as of May 24, 2005 RIHPHC had an unobligated principal balance in the Loan Fund of \$748,132, and he recommended approval of the additional loan amount to PPS Revolving Fund. Following further discussion, on a motion

by Mr. Goff, Chairman of the RIHPHC Loan Committee, seconded by Dr. Onorato, the Commission

VOTED to approve the following loan to the PPS Revolving Fund: a total of \$750,000 in RIHPHC funds for a term of ten years at a rate of interest of 3%. All funds to be used in accordance with the policies and criteria of previous RIHPHC loans to PPS Revolving Fund.

6. Other Business: There was no other business.

7. Next meeting date: The next regular meeting of the Commission will be Wednesday, July 13, 2005.

8. Adjourn: The meeting adjourned at 11:05 AM.

Minutes recorded by,

Edward F. Sanderson, Executive Director